

Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C3	27.92	25.00	63.99	S29° 51' 57"E	26.49
C4	37.21	60.00	35.54	S44° 05' 37"E	36.62
C5	66.48	60.00	63.48	S5° 24' 57"W	63.13
C6	124.23	60.00	118.64	N83° 51' 31"W	103.20
C7	27.92	25.00	63.99	N56° 12' 14"W	26.49
C8	42.51	25.00	97.43	S39° 29' 15"E	37.57
C13	31.30	20.00	89.67	N46° 57' 55"E	28.20
C12	36.03	25.00	82.57	S50° 30' 45"W	32.99

Curve Table: Road Centerline				
Curve #	Delta	Chord B & D	Arc Length	Arc Radius
SC1	44°19'01"	N69° 38' 29"E 37.72	38.67	50.00
SC2	45°21'09"	N24° 48' 24"E 38.55	39.58	50.00

Line Table: Road Centerline		
Line #	Direction	Length
L1	S43° 36' 14"E	45.51

PROPERTY DESCRIPTION:
 A PART OF SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER AND PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 1 NORTH, RANGE 15 WEST, SALINE COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 COMMENCING AT THE SOUTHWEST CORNER OF SECTION 24, POINT BEING A FOUND #3 REBAR IN ROCK COLLAR; THENCE S88°12'00"E 1906.42 FEET TO THE POINT OF BEGINNING; THENCE N1°48'00"E A DISTANCE OF 285.00 FEET; THENCE S88°12'00"W A DISTANCE OF 23.46 FEET; THENCE N1°48'00"E A DISTANCE OF 345.00 FEET; THENCE S88°12'00"E A DISTANCE OF 139.64 FEET; THENCE S62°48'08"E A DISTANCE OF 214.81 FEET; THENCE S88°12'00"E A DISTANCE OF 233.13 FEET; THENCE N78°08'29"E A DISTANCE OF 53.59 FEET; THENCE S88°12'00"E A DISTANCE OF 423.33 FEET; THENCE N55°30'33"E A DISTANCE OF 443.46 FEET; THENCE S88°12'00"E A DISTANCE OF 86.92 FEET; THENCE S27°50'W A DISTANCE OF 302.01 FEET; THENCE S88°12'00"E A DISTANCE OF 285.00 FEET; THENCE S27°50'W A DISTANCE OF 29.87 FEET; THENCE S87°52'10"E A DISTANCE OF 345.00 FEET; THENCE S27°50'W A DISTANCE OF 479.15 FEET; THENCE S88°12'00"W A DISTANCE OF 2088.44 FEET TO THE POINT OF BEGINNING. CONTAINING 1,205,264 SQUARE FEET OR 27.67 ACRES, MORE OR LESS.

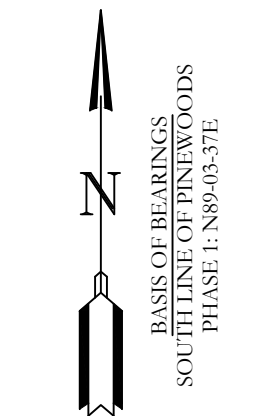
CERTIFICATIONS:
OWNER: CHENAL WEST DEVELOPERS
DEVELOPER: CHENAL WEST DEVELOPERS
Name: CHENAL WEST DEVELOPERS
Name: CHENAL WEST DEVELOPERS
Address: 12155 CAVE CREEK ROAD
Address: 12155 CAVE CREEK ROAD
 PARON, ARKANSAS 72122
 PARON, ARKANSAS 72122

CERTIFICATE OF PROPERTY OWNERSHIP:
 I, _____, hereby certify that the deed records in the office of the Circuit Clerk and Ex-Officio Recorder of Saline County Arkansas, reflect that _____ is the record title owner of real property more particularly described. Herein on plat, dated this _____ day of _____, 201____.

Licensed Abstractor No. _____ Or
 Attorney Bar No. _____

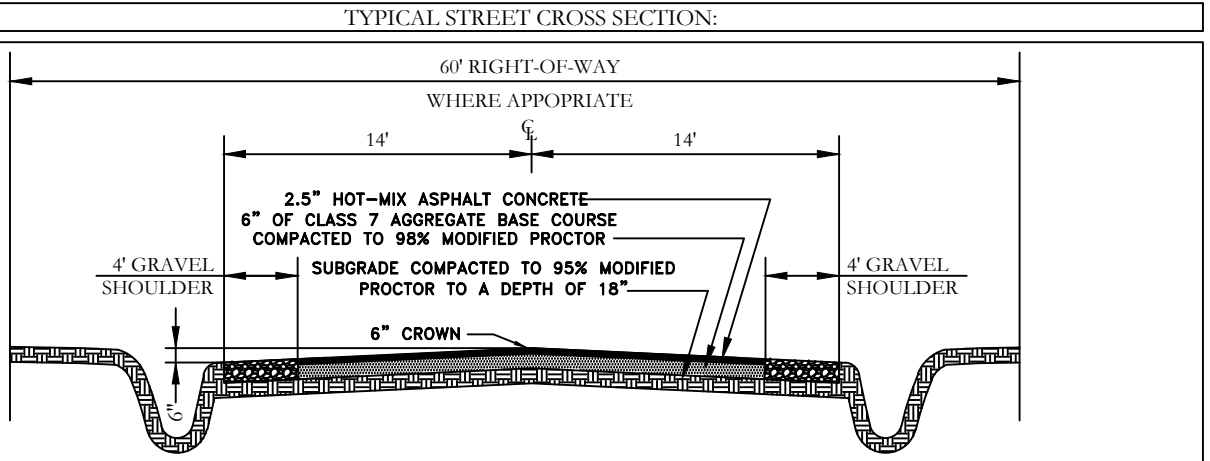


#3 REBAR IN ROCK COLLAR SW CORNER SECTION 24, T-1N, R-15W, SALINE COUNTY, ARKANSAS



FINAL PLAT OF PINWOOD ESTATES SUBDIVISION PHASE 5 A SUBDIVISION IN SALINE COUNTY, ARKANSAS

FND. METAL "T" POST IN PAINTED COLLAR OF STONES S.E. CORNER SW 1/4 SE 1/5 SECTION 24, T-1N, R-15W, SALINE COUNTY, ARKANSAS



- LEGEND**
- - Stop Sign
 - ⊙ - Street Light
 - ⊕ - Fire Hydrant
 - ⊙ - Computed point
 - ⊙ - Found monument
 - ⊙ - Set #4 RB/Plas. Cap (SIP)
 - (D) - Deeded
 - (M) - Measured
 - (P) - Platted

PROPERTY SPECIFICATIONS:

OWNER: CHENAL WEST DEVELOPERS 12155 CAVE CREEK ROAD PARON, ARKANSAS 72122	AVERAGE LOT SIZE: 146,285 (3,000 S.F.) NUMBER OF LOTS: 26
DEVELOPER: CHENAL WEST DEVELOPERS SUBDIVIDER: 12155 CAVE CREEK ROAD PARON, ARKANSAS 72122	SOURCE OF WATER: SALEM WATER USERS LLC TREATMENT PLANT OWNED AND OPERATED BY CHENAL WEST DEVELOPERS
ENGINEERS: HOPE CONSULTING INC. 117 S. MARKET STREET BENTON, AR 72015	BUILDING SETBACKS: FRONT: 25' OR AS SHOWN REAR: 25' OR AS SHOWN SIDE: 15' OR AS SHOWN
NAME OF SUBDIVISION: PINWOOD ESTATES	UTILITY & DRAINAGE EASEMENTS: FRONT: 15' OR AS SHOWN REAR: 10' OR AS SHOWN SIDE: 10' OR AS SHOWN
INSTRUMENT #: 2065-4528	

CERTIFICATE OF OWNER:
 We, the undersigned, owners of the real estate shown and described herein do hereby certify that we have caused to be laid off, platted and subdivided, and to hereby lay off, plat and subdivide said real estate in accordance with the plat.

Date of Execution _____ Name _____

 Address _____

Source of Title: Saline County Document # _____

CERTIFICATE OF FINAL SURVEYING ACCURACY:
 I, Jonathan L. Hope, hereby certify that this plat correctly represents a boundary survey made by me or under my supervision; that all monuments shown hereon actually exist and their location, size, type and material are correctly shown; and that all interior lot lines are accurately described in terms of length and direction of the property sides.

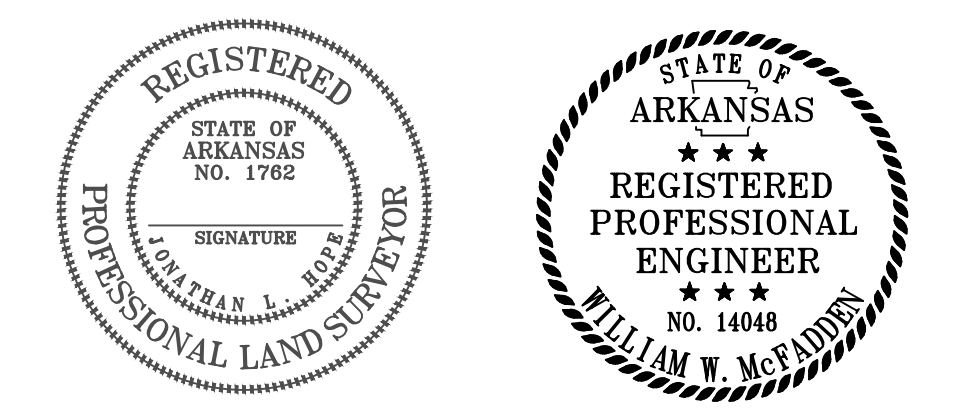
Date of Execution _____ Jonathan L. Hope
 Registered Professional Surveyor
 Arkansas No. 1762

CERTIFICATE OF FINAL ENGINEERING ACCURACY:
 I, William W. McFadden, hereby certify that I am the engineer of record for this subdivision and that I, or those under my supervision will design and monitor the construction of the improvements required in accord with the Saline County Subdivision Regulation Ordinance.

Date of Execution _____ William W. McFadden
 Registered Professional Engineer
 Arkansas No. 14048

CERTIFICATE OF FINAL PLAT APPROVAL:
 All requirements of the Saline County Subdivision Rules and Regulations relative to the preparation and submittal of a Final Plat having been fulfilled, approval of this plat is hereby granted, subject to further provisions of said Rules and Regulations.

Date of Execution _____ Signed _____
 Name, Chairman
 Saline County Planning Board



By affixing my seal and signature, I Jonathan L. Hope PLS No. 1762, hereby certify that this drawing correctly depicts a survey compiled under my supervision.
 NOTE: This survey was based on legal descriptions and title work furnished by others and does not represent a title search.
 No portion of the property described hereon lies within the 100 year floodplain, according to the Federal Insurance Rate Map, panel #16125C0253D, Dated: 06/19/2012.

HOPE CONSULTING ENGINEERS - SURVEYORS
 117 S. Market Street,
 Benton, Arkansas 72015
 PH. (501)315-2626
 FAX (501) 315-0024
 www.hopeconsulting.com

FOR USE AND BENEFIT OF:
CHENAL WEST DEVELOPERS, INC.

FINAL PLAT OF
PINWOOD ESTATES SUBDIVISION PHASE 5
 A SUBDIVISION IN SALINE COUNTY, ARKANSAS

DATE: 02/20/2016	C.A.D. BY: BJOHNSON	DRAWING NUMBER: 04-0222
REVISED: 10/18/2017	CHECKED BY:	
500	1N	15W
0	24	300
62	1762	